Planning and Zoning Commission Minutes

September 20, 2021

Attendance: Karen Dill, Mike Jones, Jim Bailey, Ryan Biles, Advisor- Jim VonTungeln, Community Development- Jeremy Gosdin

Meeting called to order at 6:02pm

August minutes reviewed. Ryan Biles motioned to accept, Jim Bailey-2nd. Motion passed unanimously.

By-Laws change for monthly meeting time. Jim Bailey motioned and Mike Jones 2nd that the monthly meeting time change from 6:30pm to 6:00pm. Motion passed unanimously.

Fence permit for C-store, Jennifer Davis. An application for a fence for the c-store, located in the Center Street Overlay District was presented. The company put up an 8 foot fence without an approved permit. Jeremy Gosdin contacted them. They made the change to 4 feet between them and the barber shop. The application was completed correctly. Ryan Biles motioned and Jim Bailey 2nd to approve the fence permit. Motion passed unanimously.

General Plan – Karen explained to the commission about getting Lonoke 2022 involved with the changes for the General Plan. Ryan Biles heads Lonoke 2022 and Karen and Ryan are meeting with the committee chair people Thursday morning to discuss them getting involved with the changes.

Open Permit Applications. C-Store, Jennifer Davis, permit has expired. Jeremy viewed the property and there were quite a few discrepancies the building and what was approved with the original permit. Jeremy put a stop order on the property. They will start over with a new application and hopefully be ready for review in November. Jeremy has outlined what the will need for the new permit.

202 Wilson St permit will expire October 21. Jeremy stated that because of extenuating circumstances, he will most likely give an extension.

Proposed changes to the UDC regarding fence regulations. At this time, the UDC does not specify what type of materials can be used for fencing. Jeremy is proposing a list of approved and not approved materials. There are also no differentials for front yard and back yard.

Jim VonTungeln suggested having Crafton Tull meet with the P&Z commission to present their report on the recent pathway and traffic study.

No meeting in October. Conway Economic Development will make a presentation to the P&Z commission, City Council, and general public on our regularly scheduled meeting night.

Next meeting is November 15, 2021 at 6pm

Karen Dill adjourned the meeting at 7:00pm